

47-313

RECORDS
TO
BOOK
OF
PAGE

QUITCLAIM DEED
Without Covenant
Corporate Grantor

NO TRANSFER
TAX PAID

KNOW ALL MEN BY THESE PRESENTS,
028768

That KENNEBEC FEDERAL SAVINGS & LOAN ASSOCIATION, a banking corporation duly established by law and having a principal place of business in Waterville, in the County of Kennebec, and State of Maine, Mortgagee under a mortgage deed from Gilbert D. Roy dated September 29, 1987 and recorded in the Kennebec County Registry of Deeds in Book 3241, Page 267, which mortgage has been foreclosed pursuant to Civil Action, the redemption period having expired, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by KENNEBEC FEDERAL SAVINGS & LOAN ASSOCIATION, a banking corporation duly established by law and having a principal place of business in Waterville, in the County of Kennebec, and State of Maine and whose mailing address is 70 Main Street, Waterville, Maine 04901, the receipt whereof it does hereby acknowledge, does hereby remise, release, bargain, sell and convey, and forever quitclaim unto the said KENNEBEC FEDERAL SAVINGS & LOAN ASSOCIATION, its heirs and assigns forever,

A CERTAIN lot or parcel of land with the buildings thereon situated on the northerly side of Western Avenue, Waterville, Kennebec County, State of Maine, bounded and described as follows:

BEGINNING in the northerly line of said Western Avenue at the southeast corner of land of the heirs of Everett R. Drummond; thence running easterly in said northerly line of said Western Avenue 80 feet, more or less, to the southwest corner of land formerly owned by Manley Morrison, now of one Foster; thence running northerly in the westerly line of said Foster 300 feet, more or less, to the southerly line of land also of said Foster; thence running westerly in the said southerly line of said Foster land 80 feet, more or less, to the easterly line of said land of said Drummond heirs; thence running in said easterly line of said Drummond heirs 300 feet, more or less, to the point of beginning.

BEING the same premises conveyed to Kennebec Federal Savings & Loan Association by Mortgage Deed dated September 29, 1987 and recorded in the Kennebec County Registry of Deeds in Book 3241, Page 267. Kennebec Federal Savings & Loan Association commenced an Action for Foreclosure by Civil Action by filing a Complaint with the State of Maine District Court, Northern Kennebec County, on July 18, 1989, which action bears a Civil Action Docket No. 89-CV-181. An attested copy of the Complaint for Foreclosure by Civil Action was recorded in the Kennebec County Registry of Deeds on August 7, 1989 in Book 3591, Page 35. A Judgment of Foreclosure was entered by the District Court on July 19, 1990. This conveyance is made pursuant to the Judgment and after publication of the Notice of Public Sale in accordance with Statute and after the Public Sale was conducted in accordance with the Statute and the Notice, Kennebec Federal Savings & Loan Association being the highest bidder at said Public Sale.

To have and to hold the same, together with all the privileges and appurtenances thereunto belonging, to the said KENNEBEC FEDERAL SAVINGS & LOAN ASSOCIATION, its heirs and assigns, to it and their own use and behoof forever.

In Witness Whereof, the said KENNEBEC FEDERAL SAVINGS & LOAN ASSOCIATION, has caused this instrument to be sealed with its corporate seal and signed in

its corporate name by Allan L. Rancourt, its Corporate Secretary/Treasurer, thereunto duly authorized this 22nd day of October, in the year of our Lord one thousand nine hundred and ninety.

Signed, Sealed and Delivered in the presence of:

[Handwritten signature]

KENNEBEC FEDERAL SAVINGS & LOAN ASSOCIATION

By *[Handwritten signature]*
Allan L. Rancourt
Its Corporate Secretary/Treasurer

STATE OF MAINE
KENNEBEC, SS.

Dated: 12-17, 1990

Then personally appeared the above named Allan L. Rancourt, Corporate Secretary/Treasurer of said Grantor Corporation as aforesaid, and acknowledged the foregoing instrument to be his free act and deed in his said capacity, and the free act and deed of said Corporation.

Before me,

[Handwritten signature]
Notary Public
Print Name: CONSTANCE L. WILLIAMS
NOTARY PUBLIC, MAINE
My Commission Expires: SEPTEMBER 24, 1994



RECEIVED KENNEBEC, SS.

1990 DEC 26 AM 9:00

[Handwritten signature]
REGISTER OF DEEDS